

MEETING RECORD

NAME OF GROUP: HISTORIC PRESERVATION COMMISSION

DATE, TIME AND PLACE OF MEETING: Thursday, July 17, 2003, 1:30 p.m., Conference Room No. 106, First Floor, County-City Building, 555 S. 10th Street, Lincoln, Nebraska

MEMBERS IN ATTENDANCE: Tim Francis, Bruce Helwig, Jim McKee, Bob Ripley and Terry Young; (Jerry Berggren and Carol Walker absent). Ed Zimmer and Teresa McKinstry of the Planning Department; and other interested citizens.

STATED PURPOSE OF MEETING: Regular Historic Preservation Commission Meeting

Chair Bob Ripley called the meeting to order and requested a motion approving the minutes for the meeting held June 19, 2003. Motion for approval made by Helwig, seconded by McKee. Motion for approval carried 5-0: Francis, Helwig, McKee, Ripley and Young voting 'yes'; Berggren and Walker absent.

APPLICATION BY NUSTYLE DEVELOPMENT FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT THE OLD FEDERAL BUILDING, 121 N. 10TH STREET, A DESIGNATED LANDMARK

PUBLIC HEARING:

July 17, 2003

Members present: Francis, Helwig, McKee, Ripley and Young; Berggren and Walker absent.

Ed Zimmer stated that the drawings and specifications arrived in his office for review. The request is for a Certificate of Appropriateness. They are under Building and Safety review for permits. There will be future items for the comfort station and individual changes, as things progress. There is some opportunity at the corner of the building regarding the LES dilemma. Some landscaping and a fence will help minimize the impact.

Steve Weber stated that the landscaping plan has yet to be developed.

Ripley wondered about the windows in the courtroom. Dennis Coudriet replied that there will be a storm window with a UV filter. Ripley would like to make sure that there is ventilation between the window and the UV filter glass.

Helwig questioned the light in the courtroom. Mr. Coudriet replied that they have been researching that. They have not found the original. He presented a picture of a light fixture that they are considering using. The Commissioners were pleased with the appearance.

Ripley wondered if there was any uplight from the fixture presented. Mr. Weber replied that the center bowl is lit and will provide some lighting on the ceiling.

Ripley believes that the ceiling is a major element of the courtroom. If there is sufficient lighting, he would hate to see recessed cans in the courtroom ceiling. Helwig would also prefer to see as few recessed lights as possible.

Mr. Coudriet would prefer not to do any additional lighting as well, but with only one fixture, there would be dark spots in the room.

ACTION:

July 17, 2003

McKee moved approval of the plans as presented, with the condition that the applicant provide for ventilation between the inner sash and outer sash of the courtroom windows and as few recessed lights in the courtroom as possible, seconded by Young.

Motion carried 5-0: Francis, Helwig, McKee, Ripley and Young voting 'yes'; Berggren and Walker absent.

**APPLICATION BY SCOTT MILLER FOR A CERTIFICATE OF APPROPRIATENESS
FOR WORK AT 729 "Q" STREET (LAU ANNEX/TEA & SPICE BUILDING) AND 210 N.
7TH STREET (ARCADE/FIREWORKS BREWERY BUILDING) IN THE HAYMARKET
LANDMARK DISTRICT)**

PUBLIC HEARING:

July 17, 2003

Members present: Francis, Helwig, McKee, Ripley and Young; Berggren and Walker absent.

Scott Miller appeared to present the application. There are 2 different buildings they are looking at. They are looking at doing signs on both buildings that better identify what is inside. They are a type of blade/pub sign. They would also like to do a building sign in place of the 'coffee and spice' sign. They are working with Sinclair Hille on the signs.

Mr. Zimmer noted that the 'coffee and spice' is not a historic sign. It came later.

McKee would prefer to see the building sign as something simple and in character with the building.

Mr. Miller is looking for input from the Commission at this point.

Ripley does not see a problem with either of the blade signs. He observed that illumination of the signs externally, from the top, would be preferable.

Design ideas were discussed.

APPLICATION BY DENNY MACOMBER FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT 1444 N. 37TH STREET (37TH & HOLDREGE) IN THE EAST CAMPUS NEIGHBORHOOD LANDMARK DISTRICT

PUBLIC HEARING:

July 17, 2003

Members present: Francis, McKee, Ripley and Young; Berggren, Helwig and Walker absent.

Mr. Zimmer presented pictures of the property. They would like to create a stucco and wood garden wall. The fence panels would be 6' tall and 8' wide. Eventually, they hope to do the garage. The fence would be painted to match the house, which will be repainted also. They want to someday, abandon the parking stall and build a garage. A new walk would be established off 37th St. They want to build a flagstone walk from the veranda to the sidewalk.

Ripley has some concerns about the durability of their choice of materials. Wood posts in the ground will eventually fall over. More of a masonry solution would last much longer. He would like to see a site plan and more detail of how it will be built. It's permanence is a concern. The other Commissioners agreed.

Francis is enthusiastic of the effort they are putting forth. Ripley can sympathize with what they are trying to do at this location.

APPLICATION BY JON CAMP ON BEHALF OF VINCENCO'S FOR A CERTIFICATE OF APPROPRIATENESS FOR WORK AT THE HARPHAM BUILDING, 808 "P" STREET, IN THE HAYMARKET LANDMARK DISTRICT

PUBLIC HEARING:

July 17, 2003

Members present: Francis, Helwig, McKee, Ripley and Young; Berggren and Walker absent.

Mark Johnson appeared to present the application. He is the general manager of Vincenzo's. They would like to do outdoor dining on the "P" St. face of the building. There would be a deck along the building. They would like a door through the storefront. The awning would possibly have to be extended. They are looking at replacing it in a few months anyway, due to deterioration.

Helwig would be concerned with the access through the storefront. Handicap accessibility was discussed.

Ripley would like to see the basement windows stay intact. Mr. Johnson replied that they have no intention of doing anything with the basement windows. They have been blacked out. There is nothing in the basement. That is the way he prefers they stay.

Ripley believes personally, he does not see a problem with having essentially a porch on the front of the building. Extending the awning to cover it, makes perfect sense. Ideally, he would like access to be gained without altering the window on the front of the building. That may pose a problem.

Design ideas were discussed.

**APPLICATION BY BUZZARD BILLY'S FOR A CERTIFICATE OF APPROPRIATENESS
FOR WORK AT THE LAU BUILDING, 233 N. 8TH STREET, IN THE HAYMARKET
LANDMARK DISTRICT
PUBLIC HEARING:**

July 17, 2003

Members present: Francis, McKee, Ripley and Young; Berggren, Helwig and Walker absent.

Dan Massoth appeared to present the application. He is part owner of Buzzard Billy's. They are also leasing the basement and would like to remodel it. They are working on a project called the Starlight Lounge. It would be a combination banquet room/lounge. There is a well below the Ruby Tuesday's outdoor dining. It is a pretty well hidden area. This is the access to their basement space. In LaCrosse, Wisconsin, they opened a Starlight Lounge above Buzzard Billy's. It is a 1950's/1960's theme. He presented some pictures. They are proposing a wood painted sign to hang under that awning that would point downward. It would be externally lit with lights that hang downward. This would also help to light up the entrance stairwell.

ACTION:

July 17, 2003

Francis moved approval, seconded by McKee.

McKee thinks the sign as presented looks good. Francis agreed.

Motion for approval carried 4-0: Francis, McKee, Ripley and Young voting 'yes'; Berggren, Helwig and Walker absent.

MISCELLANEOUS/STAFF REPORT:

- Mr. Zimmer received a landmark application check from PAL for Chimes. The neighborhood is also applying for a downzoning for much of the neighborhood.